

Sold



**Unit 2, 9 Tanias Pl, Labrador**



### THIS JUST MAY BE THE ONE!

Located in a highly sought-after pocket, in a quiet no-through road, is this low maintenance Duplex. Elevated to catch those cooling coastal breezes, with a spacious open floorplan, this home will appeal to a wide range of buyers, including first-home buyers looking to get into the market and empty-nesters looking to downsize.

Features include;

- \* 3 Good sized bedrooms, all with ceiling fans.
- \* Generous master bedroom with walk-in-robe and ensuite
- \* Mirrored sliding robe doors in 2<sup>nd</sup> & 3<sup>rd</sup> bedrooms
- \* Spacious open plan lounge & dining with plenty of natural light
- \* Sliding door off lounge leading to patio & private tree lined courtyard
- \* Central kitchen with double-door pantry plus a display cabinet
- \* Main bathroom with separate toilet
- \* Floor to ceiling double linen cupboard
- \* Double Auto Lock Up Garage with extra storage space
- \* Separate laundry with plenty of bench space and cupboards
- \* Elevated to catch those cooling coastal breezes
- \* Walk to primary school, local shops, Griffith University. Also within walking distance to bus stops, sports fields and Sharks Footy Club.

Centrally located between Harbourtown, the Broadwater and the Hospital/university precinct, this home combines quality features with an excellent location. Contact Craig today to arrange your inspection before it's too late.

 3  2  2  340 m2

<b>Price</b>	SOLD for \$445,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1205
<b>Land Area</b>	340 m2
<b>Floor Area</b>	178 m2

#### Agent Details

Craig Kendall - 0411 181 437

#### Office Details

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